



City of Moorhead Economic Development Authority

Meeting Minutes April 01, 2019 at 11:45 AM 1st Floor, Council Chambers, Moorhead City Hall

Pursuant to due call and notice thereof, a regular meeting of the Economic Development Authority was held in the 1st Floor, Council Chambers, Moorhead City Hall, on April 01, 2019, at 11:45 AM.

Roll call of the members was made as follows:

Board Member:	Nate Anderson	Present
Board Member:	Michael Burns	Present
Board Member:	Violet Deilke	Present
Council Member Alternate:	Chuck Hendrickson	Present – Entered at 11:46 a.m.
Board Member:	Zachary Heuring	Present
Board Member:	Pat Kovash	Present
Board Member:	John Rogalla	Present
Board Member:	Jeff Schaumann	Present
Board Member:	Roberta Solien	Present
Board Member:	Vacant Position	Absent
Council Member:	Deb White	Present

Others Present:

Dave Anderson, DMI Board Chair
Katie Bertsch, Asst. City Attorney
Lisa Bode, Government Affairs Manager
Peggy Harter, Stantec Consulting Services
Derrick LaPoint, DMI / Economic Development
Dan Mahli, Assistant City Manager
James Stewart, Bond Attorney
Amy Thorpe, Economic Development Program Administrator

1. [Call meeting to Order / Roll Call](#)

2. [Agenda Amendments](#)

Minutes: None

3. Approve Minutes

A [March 4, 2019](#)

Motion to Approve made by Deb White and seconded by Pat Kovash

Motion Passed: For: 10; Against: 0; Abstain: 0; Absent: 1

4. [Citizens Addressing the Board](#)

Minutes: None

5. [Election of Officers](#)

Motion to Approve made by Pat Kovash and seconded by Violet Deilke

Approve nomination of Michael Burns for the position of Chair.

Motion Passed: For: 10; Against: 0; Abstain: 0; Absent: 1

Motion to Approve made by Violet Deilke and seconded by Pat Kovash

Approve nomination of Nathan Anderson for the position of Vice Chair.

Motion Passed: For: 10; Against: 0; Abstain: 0; Absent: 1

Motion to Approve made by Pat Kovash and seconded by Deb White

Approve nomination of Violet Deilke for the position of Secretary.

Motion Passed: For: 10; Against: 0; Abstain: 0; Absent: 1

6. Commissioners' Reports

Minutes: Deilke invited commissioners to attend a fundraiser for jail ministry "Sweet Freedom."

Kovash reported on upcoming MBA events: MBA Golf Tournament, July 4th Fireworks, and Let's Talk Business event.

Rogalla reported on the status of construction of a new water tower in south Moorhead, maintenance of the I-94 water tower, and status of the sludge plant.

White reported about a successful Red River Winter Market held at the Moorhead Center Mall.

7. Resolution for Preliminary Approval to the Issuance of Facility Revenue Bonds to Eventide for Administrative Offices Located at 801 Main Ave

Minutes: Jim Stewart, Arntson Stewart Wegner PC, provided background for the issuance of facility revenue bonds and requested the board approve a resolution for preliminary approval. He stated that a public hearing would be noticed in the legal newspaper and a hearing would be held at the next MEDA meeting.

Motion to Approve made by Chuck Hendrickson and seconded by Deb White

Approve Resolution for Preliminary Approval to the Issuance of Facility Revenue Bonds to Eventide for Administrative Offices Located at 801 Main Ave

Motion Passed: For: 10; Against: 0; Abstain: 0; Absent: 1

8. Legislative Update - Lisa Bode

Minutes: Lisa Bode, Government Affairs Director, provided an update of legislative actions taking place during this 2019 Legislative Session detailed in the report found in the packet materials. Board members had detailed discussion.

She also clarified that there is a "border city" exception to the proposed gas tax increase that allow Moorhead to be within a certain percentage of North Dakota.

9. Moorhead Downtown Master Plan Scope and Budget

Minutes: Derrick LaPoint, Downtown Moorhead Inc, began with a brief summary of the selection of Stantec Consulting Services and the team that Stantec has brought together. He also reviewed the step by step project Scope of Services and applicable budget.

He stated that the DMI board of directors has approved a payment of up to \$30,000

towards the plan.

Dave Anderson, DMI Board Chair, addressed the board and said DMI had purposefully looked for a group that would listen to feedback and would not slap down a boiler plate plan.

Peggy Harter, Stantec Consulting Services, provided detail of the scope of services.

Chris Volkers, Acting Economic Development Director, addressed the board and requested \$100,000 of additional funds to be taken from the EDA Reserves and noted that the EDA already approved \$60,000 in 2016.

Board members had detailed discussion.

Motion to Approve made by Violet Deilke and seconded by Deb White

Approve \$100,000 in additional funds for the Moorhead Downtown Master Plan along with the \$60,000 previously approved to be allocated from the EDA Reserves.

Motion Passed: For: 10; Against: 0; Abstain: 0; Absent: 1

10. [MCCARA Development Control Board Meeting Update](#)

Minutes: LaPoint summarized the discussion of the MCCARA Development Control Board. He stated the consensus of the board was to reserve rail lots for businesses who needed rail service to operate. Business owners in attendance had stated that rail service was the reason their businesses had located there and extension of the rail would not be easily replicated once the lots were sold.

11. [Economic Development Report](#)

Minutes: LaPoint briefly summarized March economic development activities as found in packet materials.

12. Information / Update

A [2018 Annual Development Report](#)

B [Quarterly Budget Report](#)

13. [Adjourn](#)

Minutes: Meeting adjourned at 1:02 p.m.

APPROVED BY:

ATTEST:



Michael Burns
Chair

Violet Deilke
Secretary

Respectfully submitted by:
Amy Thorpe, Economic Development Program Administrator